FOR SALE-Real Estate.

JOHN T. GODDIN & CO., Established 1868. \$2,800—Centrally located 7-room fr house. Large shady yard. 70x110 feet. Rent, \$300.

\$4,500-Floyd Avenue near Lord Street. Eight rooms, latrole splendid order. Rent, \$400. \$6,000—New West End apartments: 4 rooms each; separate entrances; heating and lighting fixtures. Rent. \$540.

HIGHLAND PARK home 7 rooms, ver large lot. Will trade for a stor property with small acreage.

\$5,500-New stucco house, 8 roc bath, strictly modern; he heat, etc.; large lot. BARTON HEIGHTS, 8 rooms, bath, etc.; Building.

large lot. Exchange for house of 5 or 6 rooms.

WHA, sacrifice Highland Park home for \$2,350. Easy terms. Address D 310 one Times-Dispatch.

ton Heights or Highland Park, see S. We have them, all sizes and all new house, 4 rooms, 29 stop Sever rices. We will be pleased to show

FOR SALE-Real Estate.

FOR sale, on easy terms, 5-room cottage; 3 acres, garden, young orchard, poultry yards, outbulldings and good well, one square from pike and 3 squares from Stop 17, Petersburg Line, Price, \$1.678. Apply to J. H. Whitmore, 715 East Franklin. OWNER leaving city, sell modern 8-room house, hot-water heat. Barton Avenue, also mahogany dining suit; other furniture. Address K 631, care Times-Dispatch.

W. S. ROBINSON & CO., 715 East Franklin.

IF you want a bargain we have it.

Street.

For saie, suburban home, 8 tooms, all conventences—porches, large shady lawn, fine garden, all kinds fruit—close to car line, ideal place for summer boarders or small sanatorium. Address Owner, P. O. Box 277, Koanoke, Va.

For sale, few low, but dry lots on Avenue, near location will to live on the condition of the condition of the condition. St. 759, and the condition of the condition

Co:

GARRETT & CO.

1112 East Main Street

\$1,000 will buy new 3-room house, small acreage, close to car; high school, churches, stores; cost \$1,400; compelled to sell; terms easy. Address J 351, care Times-Dispatch.

Co:

A snap For sale, 1 acre of ground and 6-room house, one-fourth mile of city; must be sold at once, E. A Catlin & Co.

FOR sale, lot 25x150 feet, Fark Avenue, near West Street, at \$36 per foot. Address J 361, care Times-Dispatch.

BLANTON & CO.

1114 E. Main Street.

Safety First---Profits Afterwards

No. 2119 Grove Avenue

"FILLS THE BILL"

Sale or Exchange

near Richmond, bungalow, 6 nicely aupointed rooms, ideal location, on car line, 3% acres, only \$2,000.

W. E. Purcell, Jr., Co., Inc.

Arrangements are now being made by the Engineering Depart-

ment of the city of Richmond to open Thirtleth Street from Bain-bridge Street through Fonticello Park to Semmes Avenue, and for other street improvements in Fonticello Park. The property is al-ready rated as having increased in value over 10 per cent since be-

We believe Fonticello Park will treble in value in three years, because it increased in value over 400 per cent during the past five years when unimproved and outside of the city.

Fonticello Park is now in Richmond—surrounded by improved property—the property itself is already booked for all city improvements. Its value is bound to increase,

monthly payments, under guarantee contract

You can buy Fonticello lots one-thirtieth down, balance in 29

Prices, \$15.00 front foot up. Terms: One-thirtieth down; bal-

ance in 29 monthly payments. Prices of lots range from \$350 up.

DON'T DELAY-BUY NOW BEFORE PRICES INCREASE.

JAS. T. COSBY, Agt.

GUARANTEE CONTRACT,

We will, on application, issue a Special Guarantee Contract, which provides for return of full purchase price at the end of thirty months if the purchaser so desires.

FONTICELLO MINERAL SPRINGS CO., INC.

Phone Randolph 4191.

CITY IMPROVEMENTS

Grace street nome or investment east of First Street, to trade for Ginter Park home.

1,296 feet of land, Monument Avenue frontage, just west of the corporate line, to trade for West End home.

ginning of the lot sales

301 Mutual Building.

is a handsome flat building, with large lot (40x135 feet), which

H. SELDON TAYLOR & SON

FOR SALE-Real Estate

NEW 8-room tapestry brick house in Highland Park. Large basement; piped for hot-water heat. Nicely pa-pered; cement porch. Price, \$4,000; terms to suit you.

TWO new flats in West End and rented at \$660. Price, \$6,500.

TWO flats on West Grace. Will ex-change for lot centrally located. Eental, \$900 per year.

NICE, new 8-room brick house on Co-lonial Avenue; hardwood floors, hot-water heat. Price, \$4,500; \$500 cash will turn deal.

houses and lots for sale in any attent easy terms. Gee Bros.,

. modern 8-room home, High-d Park; splendid location; easy s direct from owner. Address A care Times-Dispatch. R sale, cheap, the prettiest 60-foot pilding lot on Grove Avenue, west Boulevard. Address Lot, Box 16,

Richmond bargain for home-; 2 blocks from ear line; 8 bath, hot-water heat, electric hardwood floors, large porch, storm-shoeted, laundry tubs, s' toilet in large cement floor very large lot. Only \$6,500. to suit. Address Owner, P. O.

trace Street special, only \$7,-This home must be seen to be lated. If you are looking for bargain, this is an opportunity ould not let escape; all modern

conveniences. Address K 601, care Times-Dispatch.

HAVE several nice lots near City Point; price, \$125 to \$200 each. This property will double in value within six months. My only reason for selling am in need of cash. K 602, care Times-Dispatch.

BARGAINS!

New Eight (8) Room Brick Dwelling

Bargain Ginter Park

\$5,500

Robinson Street, six rooms and bath, hot water heat, hardwood floors mahogany mantels, combination fixtures, laundry tub, and every modern convenience. Very liberal terms to a quick purchaser. WM M. MILLER & CO., INC., 123 North Eighth Street HOME SELLERS.

BOULEVARD

\$4.250

One of the best homes in Highland Park, 12 rooms and bath, all conveniences; only one block from the carrivery large lot, plenty of shade and flowers. Let us show you this. WM M. MILLER & CO., INC., 123 North Eighth Street, HOME SELLERS.

West Grace Street Bargain

Bungalow

our (4) acres of land within five s of the city limits, on R. F. & P. t. near station. Exceptionally at-tive little home, well built, good le nice elevation. Six (6) rooms bath, large porch. Price, \$4,59e, is a bargain for a suburbanite. HARRISON & BATES, 7 North Eleventh Street

Hanover Avenue

Lombardy Street. We are of-an attractive, detached resi-all modern conveniences. Ex-illy well located. In perfect in Very attractive proposition esceker. Price right. HARRISON & MATES, 7 North Eleventh Street.

814 Graham Road Barton Heights, 8 rooms, strictly mod-ern, desirably located. New, price at-tractive.

1104 Barton Avenue SAVINGS CO. REAL ESTATE DEPARTMENT, Main and Seventh Streets.

Rent \$480

FOR SALE BY White & Company

BARTON HEIGHTS, NORWOOD AND BATTERY COURT.

Barton Ave., stucco, 8 rooms, hot water heat \$5,000 Lamb Ave., stucco, 8 rooms, hot water heat, new \$5,500 Stuart Road, 8 rooms, hot water heat, new \$5,000 Graham Road, 8 rooms, hot water heat, new \$1000 Montrose Ave., stucco, 8 rooms, hot water heat, new \$5,750 Garland Ave., stucco, 8 rooms, hot water heat, new \$5,500 Water heat, new \$5,500

HIGHLAND PARK. Maryland Ave., brick, 8 rooms

FOR SALE.

Floyd Avenue, Brick Flats New, Will rent for \$500 annum, Will yield about 10 per cent gross. Let us show to you now. RICHMOND TRUST & SAVINGS CO., REAL ESTATE DEPARTMENT,

Big Reduction Attractive Bargain Highland Park Home

E. A. CATLIN & CO.

Suburban Home AT A BARGAIN.

rooms, two baths, reception hall. electric lights, hot water heat. Lot 60x35, to an alley. RICHESON & CRUTCHFIELD.

67 acres on railroad, at station; fine alfalfa and trucking land; 52 acres in cultivation, highly improved land, hew 6-room dwelling, all outbuildings new; 2 large pecan trees in yard, abundant bearers; nice young orchard, only \$8,000. FOR SALE.

All sections of the city and suburbs. Now is the time to buy for September possession. Don't delay, but let us show you from our splendid list of homes.

a West End home. Eight rooms

payment.
RICHESON & CRUTCHFIELD.

Hanover Avenue Special

FOR SALE.

Floyd Avenue Home

Modern Brick
Residence, \$4,000
Between Broad and Main Streets, tast of Robinson Street. Hardwood loors, tunace heat, in best of condition, plenty of light; nice home or tood investment. See us at once.

MOOREFIELD & BLAKE.

29 North Eighth Street.

FOR SALE.

GROVE AVE.

Elegant, eight rooms, brick, hot water heat. Possession can be given water far mear Granite, half in cul
MOOREFIELD & BLAKE.

10 North Eighth rooms, brick, hot water heat. Possession can be given water far mear Granite, half in cul
MOOREFIELD & BLAKE.

10 North Eighth rooms, brick, hot water heat. Possession can be given water heat. Possession can be given water far mear Granite, half in cul
11 North Little fruit, truck and poultry far and poultry far about 15 acres 7 acres producting sood buildings. Must ble a bargain. Address K 621, care

Wanted, Almost water heat is good buildings. Must ble a bargain. Address K 621, care

Wanted, Almost water heat is crowning water in cold and now. There is only a small 2-room house, chicken-house water is only a small 2-room house, chicken-house water is only a small 2-room house, chicken-house water ball. Address 3 104 Westham Avenue, or phone Randolph 2768-W.

SMAILI, house wanted for investment; Jackson Ward preferred. Give location, price and rental. Address K 617, 45 to 50 feet, on terms. Phone Randolph 2768-W.

Wanted the price in the fight school; good buildings. Must ble a bargain. Address K 621, care Wanted Street. Values of the program and a nince fruit orchard; on main road, and stable on the property. Almost water location, price and rental. Address K 617, 45 to 50 feet, on terms. Phone Randolph 2768-W.

Wanted D. Vanted Wanted Street Street Run or Forest Hill. Address K 617, 525 acres near car line and high school; good buildings. Must Wanted Street. Wanted Street Street. Par Between Broad and Main Streets, east of Robinson Street. Hardwood floors, furnace heat, in best of condition; plenty of light, nice home or good investment. See us at once.

MOOREFIELD & BLAKE,
20 North Eighth Street.

Elegant, eight rooms, brick, hot ater heat. Possession can be given imediately. Price, \$9,000.

BLANTON & CO., 1114 East Main Street, FOR SALE.

A Handsome West Grace Street Home

Other West End homes on best Call for particulars. C. L. & H. L. DENGON 807 East Main Street. FOR SALE.

On Stuart Avenue Elegant, semidetached, six-room brick dwelling Hot water heat. Price, \$5,250.

FOR SALE.

West End Store and Dwelling

Stock, fixtures and good-will cheap. APPLY for free catalogue, Party leaving the health. Good cash trade WM. B. PIZZINI CO.,

Church Hill Bargain Detached, substantial frame dwelling. Well located At small cost can be put in good order, and will make an attractive home or investment. Hicc, \$2,500.

West End Home

Six-room house, with all modern improvements, in splendid condition.

Owner leaving city. Phone Randolph 14216.

Glen Allen, Va.

Glen Allen, Va.

WILL sell for nonresident one of the most productive farms in Orange most productive farms in Orange with school, churches, stores, etc. Contains 250 acres of as fine land as can be had, all cleared and under cultivation or in grass, except about 30 acres. Land lays nicely, gently rolling to level, well watered, fine, large orchard of \$0 or 10 acres. Good dwelling and outbuildings. Now is the time to see this property to see what it will raise. Price, \$11,500 on very easy terms. E. A. Catlin & Co. FOR SALE.

Frame dwelling on 300 block on Third Street Price, \$2,100 Rental, \$240 per annum West Cary Street dwelling of nine rooms. Price, \$3,500 Rental, \$200 per

Price \$4,000

Fine three-room houses, all city improvements, one block of four car lines, rented to colored tenants. Small cash payment.

RICHESON & CRUTCHFIELD.

J. A. CONNELLY & CO., Seventh and Franklin Streets. Richmond, Va.

J. A. CONNELLY & CO. Madison 3361—Madison 3362.

416 acres on navigable river; splendid band, fine dwelling, 15 rooms, all

R. B. CHAFFIN & CO., INC., Main and Twelfth Streets.

P. S. LEAKE, Glen Allen, Va.

Rare Opportunity

POWHATAN COUNTY FARM.

JAMES River farm, 350 acres; 96 acres river lowgrounds, balance, about 100 acres, cleared, and 150 in good timber 160 acres in cultivation. Price, \$8,500 terms. The James River bottoms are worth the price this. 46% acres in Chesterfield County, 16 acres cleared, balance in excel-lent wood. Two small dwellings and outbuildings. Only 2 1-2 miles from railroad. Price, \$1,600.

acres all cleared; splendid orchard of 100 trees, all bearing. Excellent house of 7 rooms, in beautiful shade. Fine barn and outbuildings. Price, \$3,000.

4½ acres, large 10-room house, 2 blocks of station, Price, \$2,750; good

25) cheapest farms in Virginia; from 5 to 5,000 acres. Write for catalogue. Eminet D. Gregory, Dillwyn, Va., Buck-ingham County. 199 acres, 100 cleared, well watered by

BROAD Street Road, 50 acres, 10-room house; one-half cleared; one-half in wood, Price, \$2,750. house; one-half cleared; one-half in wood. Price, \$2,750.

1½ acres, excellent land, new 7-room house and outbuildings. Convented to Forest Hill car line. Price, \$4,000.

WF can sell you a nice place of 90 acres for \$1,800; 200 acres, \$5,000; 170 acres, \$3,500.

FOREST Hill home, new and modern: large lot 100x340. Owner leaving State. Price has been reduced for quick sale.

POLLARD & BAGBY, 1100 East Main Street, Richmond, Va.

FISHING lake and farm, and clubhouse, all furnished. Convenient to C. & O. One of the finest propositions in the State. See us for particulars. FOR sale, 52 acres on auto road, at a station near Richmond; good 9-room house, 30 acres in cultivation, balance timber; orchard, well and spring. Price, \$3,300; terms. Geo. T. Taft & Co. acres on river; land in highest state of cultivation. Numerous barns and outbuildings. One of the finest farms in the State. Price, \$50 per acre.

REAL ESTATE FOR EXCHANGE. acres on pike, 100 acres in culti-vation, balance in timber; 200 fruit trees, fine running stream. Only 7 miles from city.

BUSINESS property; center of business section; valuable corner, increasing in value daily. Price, \$60,000; trust, \$25,000; equity, \$35,000. Will exchange for good stock farm, not too far from Richmond. Rare opportunity to obtain valuable business corner on Washington, New York Real Estate Brokers, 1423 F Street, N. W., Washington, D. C. AUTOMOBILE—Wanted to trade equity of \$900 in real estate for good second-hand automobile. Address G 148, care Times-Dispatch.

FIREPROOF APARTMENT

Well rented, in Washington, D. C. ant a good stock of merchandise or mod series in good location. Will take ock up to \$30,000. Give full particular

to colored people for second-hand au-tomobile in good condition. Address G 141, care Times-Dispatch. SMALL investment property in Jack-son Ward for other property; real estate notes, automobile or something of equal value. Address J 247, care Times-Dispatch.

Times-Dispatch.

FOR sale or will exchange my equity of \$550 in two beautiful Wright Park lots, 120 feet front by 150, for \$500, or automobile in first-class condition. Phone Madison 465-W.

Real Estate Department, Main and Seventh Streets.

FOR rent, 927 West Clay, 7-room house, with modern conveniences, Wirt S. Francis, 1021 West Clay. Phone Randolph 2470.

WANTED To Exchange Four Small Investment Properties

RENTING FOR \$420. PRICE, \$3,250. FOR A HIGHLAND PARK OR BAR-TON HEIGHTS HOME. J. A. CONNELLY & CO.,

trade for vacant ground east of Rose RICHESON & CRUTCHFIELD.

WANTED, house in city or suburbs.
Will trade 7-room house on 53-4
acres land, near Richmond, in part
payment. Address A 333, care TimesDispatch. 45-acre farm near Granite, half in cultivation, balance in growing timber; comfortable 7-room cottage in pretty shade; nice garden; running water; productive orchard; good barns. Only 5 miles from Richmond on main road. This price is cheap at \$4,700, and for a quick sale we will throw in all crops and implements; horse, cow, poultry and brood sow. See Jas. W. Lord.

WANTED to buy in West End modern 6-room house for cash. Phone Ran-dolph 4644-J.

WANTED to buy lot in Ginter Park direct from owner. State price for cash and also if trees on lot. Ad-dress A 327, care Times-Dispatch. WE HAVE

JAS. W. LORD & CO., JI10 East Main Street, Richmond, Va. To acres in Hanover County, half cleared, in good cultivation, all planted, on auto highway, one-fourth mile to R., F. & F. R. station; excellent 6-room dwelling, 3 barns and other outhouses, chicken houses; lots of fruit, springs and creek. Price, \$4,856, Liberal terms. Mendow Creek Poultry Farm, Ashland, Va. 107 acres, well watered and fewerd. **PURCHASERS** FOR PROPERTY

ment plan. Write or see us anything to offer, Farm, Ashland, Va.

107 acres, well watered and fenced;
'cottage 4 rooms and hell; new dwelling, 2 stories, 4 rooms and concrete basement; harn for 16 head of stock; shed for farm machinery, poultry-house, etc. Crop. stock, household goods and farm innlements. Possession at once. Splendid bargain for a quick bayer. City 16 miles. J. A. CONNELLY & CO.,

Madison 3361-Madison 3362.

WANTED-Farms. WANTED, to hear from owner of good farm for sale. Send description and price. R. G. List, Minneapolis, Minn.

10 acres, cottage 4 rooms; stable and poultry-house; 3 1-2 miles from city, Price, \$1,200. FOR rent at once, nice comfortable, modern furnished home on Ginter Park car line, I square from Stop 25, in return for board of elderly married couple. Phone Randolph 670-W. WANTED, to rent, option of purchase, 15 to 30 acres of land, with build-ings: watered by springs or creek; convenient to Richmond; on or near transportation. Give description, lo-cation, rent, price. Address A 334, care Times-Dispatch. AT station on Fredericksburg Railroad, 7 acres, house 7 rooms, \$3,000. HOUSE 10 rooms, 2 1-2 acres, \$2,500. ASSILAND car line, house 8 rooms, large lot, \$2,000. COTTAGE 4 rooms, \$900.

Wanted for a Wealthy Western Client THE LARGEST TRACT OF Cheap Land

that can be purchased for a game pre J. THOMPSON BROWN & CO.

FOR RENT-Real Estate.

FOR rent, furnished cool West Avenue house, \$40 a month. Call Miss Roy-all, Randolph 1239. Poultry Farm for Sale Six-ROOM house, Barton Heights, up-to-date; also Myrtle Grove, in county.

COTTAGE FOR RENT
AT Willoughby, Ocean View, furnished;
electric lights, water; 7 rooms. By
week, month or season. C. E. Scott,
Portsmouth, Va. Rare Opportunity

75 acres in Hanover County, 16 miles from Richmond. Nice two-story dwelling, six rooms, double porches; four barns, smokehouse, corn crib, number chicken-houses; land in good condition; all fenced; four acres of orchard, in bearing; well watered, creek, springs and well. Easy terms.

C. L. & H. L. DENOON, 807 East Main Street.

FOR RENT-Real Estate.

ARE you house hunting? If so, phone Boulevard 1598-W; 6 rooms, bath and pantry; excellent condition; possession at once.

TEN-ROOM suburban home, facing Fonticello Park, bath, electric lights, water on both floors, large lot, stable, garage and chicken yard. Can be used in flats. Detached house, shade and fruit trees. Possession August 1. Rent \$25 nonth. Apply 309 West Twenty-seventh Street, or telephone Randolph 9082.

LINDEN Street, between Grove and Floyd; in nice order; 8 rooms. Elam & Funsten.

SEVEITAL, nice, modern homes in the West End. Phone Randolph 4677.

FOR rent, 1803 West Grace Street, Apply 1908 Hanover Avenue, or J. Thompson Brown & Co. By JOHN T. GODDIN & CO. \$1,000-110 West Grace Street, 12

\$660-301 South Fourth Street, 16 rooms, \$500-701 West Grace Street, 9 rooms, \$600-1129 West Franklin, 8-room flat. FOR others, call, write or phone for rent list.

HOUSES for rent in West End, \$20 up; Woodland Heights, \$18 and \$25; Forest Hill, \$15 and \$26; Oak Grove, \$8 and \$13, and various other locations. Apply Gee Bros, 1322 Hull Street.

1514 West Cary Street, 5 rooms. Rent

506 North Fifth Street, 9 rooms, bath. Rent, \$400.

403 Poe Street, Barton Heights, 8 rooms, modern; one-half acre land. Rent,

407 West Clay Street, 14 rooms, 2 baths; garage rented for \$10 month. Rent,

FALL RENT

Reduced Rent

MORTON G. THALHIMER, 201-202 First National Bank Building Rand, 3600, 5721. Rent Department

W. S. ROBINSON & CO., 715 East Franklin Street, Madison 3059.

513 W. Franklin St.

Ginter Park Home Eight rooms, hot water heated, nice awn. \$45 per month.

FOR RENT. 2030 W. Grace St., hot water heat. 1311 Grove Ave., twelve rooms, two baths.

Try Us All Kinds of Houses, Stores, Flats and

Good equipment means good service to both landlord and tenant. J. THOMPSON BROWN & CO.

ATTRACTIVE APARTMENTS, DWELLINGS, FLATS. Up-to-date. Call, phone, write

McVeigh & Glinn

FOR RENT. THREE-STORY DWELLING. 217 Shafer Street

FOR RENT. .

108 EAST FRANKLIN STREET, Twelve Rooms. N. W. BOWE & SON, INC.

2082.

221 South Fourth Street, 5 rooms, \$20.
Possession at once.
JAMES H. CRENSHAW.
600 East Main.

PHONE Madison 1962 and ask Elam &
Funsten to send you a copy of their
fall rent list. Fourth edition ready.

rooms. \$1,000—817 East Marshall, 20 rooms. \$1,000—817 East Marshall, 20 rooms. \$720—28 North Boulevard, 10 rooms. \$660—301 South Fourth Street, 16

FOR rent, 620 North Twenty-seventh Street, 6 rooms, bath. Rent, \$240.

902 West Marshall Street, 5 rooms, bath, gas. Rent, \$240.

330 West Cary Street, 9 rooms, bath. Rent, \$300. 1607 Delaware Avenue, Highland Park, 7 rooms, modern. Rent, \$300.

2021 Stuart Avenue, 8 rooms, bath, 3 latrobes. Rent, \$450.

2305 Stuart Avenue, 8 rooms, modern. Rent, \$516.

RICHMOND TRUST & SAVINGS CO., Real Estate Department, Main and Seventh Streets.

Auctioneers and Farm Salesmen.

ONE acre of land and 3-room cottage hear Highland Springs care line, only stop: \$100 cash and balance \$8.50 monthly. See Jas. W. Lord.

NUE little fruit, truck and poultry farm about 15 acres; 7 acres productive open land in good crops, balance in cordwoods there is running water.

WANTED The Real Estate.

FLATS

FLATS

\$25.00 per month—3008 West Grace, 6

\$25.00 per month—2706 West Main, 5

rooms, modern. At once.

\$25.00 per month—12706 West Main, 5

rooms, modern. Struct, 1

\$25.00 per month—12706 West Main, 5

rooms, modern. At once.

\$15.00 per month—404 Mumford Street, 5

\$15.00 per month—12706 West Main, 5

rooms, modern. At once.

\$15.00 per month—2706 East Leigh

MANTED, 25 acres near car line and high school; good buildings, Must be a bargain. Address K 621, care

Times-Dispatch.

WANTED to rept. Small because HOUSES.

HOUSES.
\$490 per year—1226 Floyd Avenue, 8 rooms Sept 1.
\$390 per year—2216 West Main, 7 rooms. At once.
\$390 per year—3413 Hanover Avenue, 8 rooms. Sept. 1.

Two baths, hot water heat, nice con N. W. BOWE & SON, INC.

Chewning & Boxley

GREEN & REDD. .

N. W. BOWE & SON, INC. Rent Service Besides our office force, we have four men, two autos and one horse and bug-gy at your service.

Offices

JOHN T. GODDIN & CO.